## BOARD OF ADJUSTMENT Zoning Administration Division Development Services Department (DSD) 201 North Stone Avenue, Tucson, Arizona 85701

## \*\*\* NOTICE OF DECISIONS \*\*\*

DATE OF PUBLIC HEARING APRIL 30, 2008

THE DECISIONS OF THE BOARD OF ADJUSTMENT MAY BE APPEALED TO THE SUPERIOR COURT OF PIMA COUNTY BY FILING A COMPLAINT FOR SPECIAL ACTION WITHIN THIRTY (30) DAYS AFTER THE BOARD HAS RENDERED ITS DECISION. ARIZONA REVISED STATUTES SECTION 9-462.06 (J)&(K).

CASE NO.

## C10-08-07 NORTH ORACLE PLAZA/4695 NORTH ORACLE GROUP, LLC, 4695 N. ORACLE ROAD, C-3

THE APPLICANT

The applicant's project is the North Oracle Plaza shopping center located on a 51,321 square foot lot on Oracle Road near Roger Road and is zoned C-3 "Commercial". The applicant proposes a change in the mix of tenants. This change is a more intensive mix of land uses with additional parking requirements. Tucson *Land Use Code (LUC)* Sections applicable to the project include, in part, the following: Sections 2.5.5 which provides the criteria for commercial development in the C-3 and Sections 3.3.4 and 3.3.5 which provide the motor vehicle parking regulations for mixed uses. The applicant is requesting a variance to allow the existing motor vehicle parking spaces to meet the parking requirements for the shopping center, as shown on the submitted plans.

## **DECISION: CASE CONTINUED TO THE JUNE 25, 2008 HEARING.**

If you want further information, please call Russlyn Wells at 837-4948 or Wayne Bogdan at 837-4946.

Connie Munguia, Secretary Board of Adjustment

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